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Know all Men by these Presents,

That We, RAYMOND J. GAGNON and LAURA A. GAGNON, husband and wife, both of Waterville, County of Kennebec, and State of Maine,

000393

in consideration of One dollar and other valuable consideration

paid by ROBERT F. COSGROVE and MARJORIE A. COSGROVE, husband and wife, both of Waterville, County of Kennebec, and State of Maine,

whose mailing address is 230 Main Street, Waterville, Maine 04901

TRANSFER
TAX
PAID

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said ROBERT F. COSGROVE and MARJORIE A. COSGROVE,

as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land situated in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

Being lot numbered twenty-three (23) according to a plan of Hillcrest made by J. H. Burleigh, C. E., dated July, 1898, and recorded in the Kennebec County Registry of Deeds in Plan Book 1, Page 60, to which plan reference is hereby made.

Also another certain lot or parcel of land situated in Waterville, County of Kennebec and State of Maine, and being the easterly half of lot numbered twenty-four (24) according to a plan of Hillcrest made by J. H. Burleigh, C.E., dated July, 1898, and recorded in the Kennebec County Registry of Deeds in Plan Book 1, Page 60, bounded and described as follows, to wit:

Beginning at the southwesterly corner of lot numbered twenty-three (23) on said plan of Hillcrest; thence in a general northerly direction along the westerly boundary line of said lot numbered twenty-three (23) to the northwesterly corner of said lot numbered twenty-three (23); thence in a general westerly direction along the northerly line of lot numbered twenty-four (24), twenty-five (25) feet to a point halfway between the northwesterly corner of said lot numbered twenty-three (23) and the northeasterly corner of lot numbered twenty-five (25); thence in a general southerly direction one hundred (100) feet to a point in the northerly line of Prospect Street, as laid out on said plan of Hillcrest, halfway between the southwesterly corner of said lot numbered twenty-three (23) and the southeasterly corner of lot numbered twenty-five (25) on said plan; thence easterly along the northerly line of Prospect Street as laid out on said plan twenty-five (25) feet to the point of beginning.

Being the same premises conveyed to the grantors herein by Warranty Deed of Andre Maheu, Jr. and duly recorded in the Kennebec County Registry of Deeds at Book 1547, Page 863.

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To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **ROBERT F. COSGROVE and MARJORIE A. COSGROVE** ⁵⁶⁻⁸⁰ as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

And we do **covenant** with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances

that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will **warrant and defend** the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, We the said **RAYMOND J. GAGNON and LAURA A. GAGNON**, husband and wife,

~~and~~

~~husband/wife of the said~~

~~Joining in this deed as Grantor, and relinquishing and conveying all rights by descent and all other rights in the~~
~~above described premises,~~ have hereunto set our hands and seals this 29th day of the month of December, A.D. 1986.

Signed, Sealed and Delivered
in presence of

Michael Talbot
.....
To both
.....
.....
.....
.....

Raymond J. Gagnon
.....
RAYMOND J. GAGNON
Laura A. Gagnon
.....
LAURA A. GAGNON
.....
.....
.....
.....

State of Maine, County of Kennebec **ss.** December 29, 1986.

Then personally appeared the above named **RAYMOND J. GAGNON**

and acknowledged the foregoing instrument to be his free act and deed.

Before me, *Michael Talbot*
.....
Notary Public
Attorney at Law
Printed Name, *J. Michael Talbot*
.....

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